

From: Adam Peacock [peacocky80@hotmail.com]
Sent: Monday, 14 September 2020 9:30:27 AM
To: Council's Email
Subject: Submission on Chatswood CBD Strategy 2036

Dear Council,

Please find attached my submission on the Chatswood CBD Strategy 2036 ahead of your ordinary council meeting this evening (14 September 2020) where it is due to be discussed.

Kind regards,
Adam Peacock
On behalf of LegPro 63 Pty Ltd

14 September 2020

Ms Debra Just
Chief Executive Officer
Willoughby City Council
31 Victor Street,
Chatswood, NSW, 2067

Dear Debra,

Submission on Chatswood CBD Planning and Urban Design Strategy 2036 to be considered at the 14 September 2020 Ordinary Council Meeting.

I am writing to express my sincere disappointment on the Updated Chatswood Strategy to 2036 due to be discussed at your upcoming meeting on 14 September 2020.

I am an owner in 30 Archer Street. Our building is half way through the strata renewal process which commenced based on the original CBD strategy identifying that the site would have an FSR of 6:1 and height limit of 90 metres.

The strata renewal process has been long and stressful due to the constant uncertainty and delays from Council and the NSW Government. We heard that council was considering a reduction in FSR and height due to pressure from the NSW Government, however we are extremely disappointed that it has been reduced by 47% as this will completely derail the process which owners have been working toward since 2017.

We understand that council's proposed FSR of 3.2:1 on our site will mean it is not financially feasible for a redevelopment to take place.

As other buildings to the north of ours have been given much higher FSRs and height limits, we are now facing significant future development next door which will leave our increasingly deteriorated building in darkness.

In the current economic environment caused by COVID-19, I was under the impression that councils were meant to be encouraging development and investment to create jobs. If development isn't supported in an area like Chatswood, I don't know where it will possibly be supported.

I respectfully request that Council reconsiders the CBD strategy and adopts FSRs and height limits more in line with the original strategy.

Yours sincerely,



Adam Peacock

On behalf of LegPro 63 Pty Ltd as owner of Unit 14, 30 Archer Street, Chatswood